

**MARYLAND HISTORICAL TRUST
DETERMINATION OF ELIGIBILITY FORM**

NR Eligible: yes ☒
no ☐

Property Name: Residence at 905 National Highway (ALT US 40) Inventory Number: AL-V-B-344
Address: 905 National Highway (ALT US 40) Historic district: ☐ yes ☒ no
City: LaVale Zip Code: 21502 County: Allegany
USGS Quadrangle(s): Cumberland
Property Owner: Harry and Mary McCunn Tax Account ID Number: 021376
Tax Map Parcel Number(s): 4 Tax Map Number: 7V
Project: ALT US 40: Streetscape Improvements, LaVale Agency: Maryland State Highway Administration
Agency Prepared By: A.D. Marble & Company
Preparer's Name: Catherine Dluzak, Barbara Frederick, Emma Young Date Prepared: 3/27/2006
Documentation is presented in: Allegany County Courthouse
Preparer's Eligibility Recommendation: ☐ Eligibility recommended ☒ Eligibility not recommended
Criteria: ☐ A ☐ B ☐ C ☐ D Considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G
Complete if the property is a contributing or non-contributing resource to a NR district/property:
Name of the District/Property: _____
Inventory Number: _____ Eligible: ☐ yes Listed: ☐ yes
Site visit by MHT Staff ☐ yes ☒ no Name: _____ Date: _____

Description of Property and Justification: *(Please attach map and photo)*

The residence located at 905 National Highway (ALT US 40), in LaVale, Allegany County, Maryland, is a two-story, circa-1915, frame Craftsman/Bungalow-style dwelling situated on the north side of the National Highway (ALT US 40). The rectangular footprint remains in tact, and the dwelling is situated on a north-south axis. The dwelling lot is approximately 10,000.00 square feet. The building contains minor alterations and is in good condition.

The stylistic details of the Craftsman/Bungalow dwelling suggest that the residence was erected prior to ca. 1930; however, a review of land transactions between 1908 and 1930 provides little evidence as to a specific date of construction, nor does it confirm the presence of a residence during this time. Furthermore, prior to June 1, 1944, the property known today as 905 National Highway (ALT US 40) and situated on part of Lot No. 2 of the W.B. Long Lots was associated with a larger property comprised of Lots No. 1 and 2 of the W.B. Long Lots. This larger lot includes 903 National Highway (ALT US 40), a circa-1910 American Foursquare residence. However, based on deed research and the style and form of the dwelling, the residence located at 905 National Highway, was most likely built ca. 1915. (For a detailed architectural description, history, and list of references, see the Maryland Inventory of Historic Properties form, AL-V-B-344, on file at the Maryland Historical Trust, Crownsville, Maryland).

MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended ☒ Eligibility not recommended ☐
Criteria: ☐ A ☐ B ☒ C ☐ D Considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G
MHT Comments:

Jim McCunn ✓
Reviewer, Office of Preservation Services

B. Kuntz
Reviewer, National Register Program

5/26/06

Date

5/29/06

Date

200601247

Significance Evaluation

The residence located at 905 National Highway (ALT US 40) currently is in good condition. Although the dwelling contains notable features of the Craftsman/Bungalow style, including exposed rafters, low-pitched gable roof, and a partial-width front porch, the dwelling is not a particularly notable example of the Craftsman/Bungalow type. The dwelling contains modern materials and alterations that detract from the dwelling's overall integrity. The residence at 905 National Highway (ALT US 40) is therefore not eligible for listing in the National Register of Historic Places.

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- A. that are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. that are associated with the lives of significant persons in our past; or
- C. that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. that have yielded or may be likely to yield information important in history or prehistory.

The residence located at 905 National Highway (ALT US 40) is not eligible for listing in the National Register of Historic Places under Criterion A. The dwelling is not associated with any events that have made a significant contribution to the broad patterns of history.

The dwelling is not eligible under Criterion B as it has no known association with individuals of local historical importance.

The dwelling lacks the architectural distinctiveness to qualify it for listing in the National Register of Historic Places under Criterion C. The dwelling does not retain sufficient integrity from the period of significance nor does it possess high artistic values. The dwelling does not represent the work of a master.

The dwelling was not evaluated for eligibility under Criterion D as part of the current investigation.

The residence at 905 National Highway (ALT US 40) retains integrity of design, location, and feeling, but lacks integrity of materials, workmanship, and setting. The dwelling contains replacement shingles on the roof, and the window frames and eaves have been encased in modern materials, which compromise integrity of materials and workmanship. The shutters, although wood, also appear to be replacements. The yard is heavily modernized with a poured-concrete driveway and manicured immature trees, which compromises integrity of setting.

MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended _____

Eligibility not recommended _____

Criteria: ___ A ___ B ___ C ___ D Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G

MHT Comments:

Reviewer, Office of Preservation Services_____
Date_____
Reviewer, National Register Program_____
Date

Residence at 905 National Highway (ALT US 40)
AL-V-B-344
905 National Highway (ALT US 40), LaVale
Ca. 1915
Private

The residence is a two-story, *circa*-1915, frame, Craftsman/Bungalow-style dwelling situated on the north side of the National Highway (ALT US 40). Although the Craftsman/Bungalow is a common resource type throughout the LaVale area, the residence located at 905 National Highway (ALT US 40) contains notable features of the Craftsman/Bungalow style, including exposed rafters, partial-width front porch, and a steeply-pitched gable roof.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. AL-V-B-344

1. Name of Property

Residence at 905 National Highway (ALT US 40)

historic Unknown

other

2. Location

street and number 905 National Highway (ALT US 40) not for publication

city, town LaVale vicinity

county Allegany

3. Owner of Property

(give names and mailing addresses of all owners)

name Harry and Mary McCunn

street and number 905 National Highway (ALT US 40) telephone (301) 729-2421

city, town LaVale state MD zip code 21502

4. Location of Legal Description

courthouse, registry of deeds, etc. Allegany County Courthouse liber 338 folio 504

city, town Cumberland tax map 7V tax parcel 4 tax ID number 021376

5. Primary Location of Additional Data

- ☐ Contributing Resource in National Register District
- ☐ Contributing Resource in Local Historic District
- ☐ Determined Eligible for the National Register/Maryland Register
- ☐ Determined Ineligible for the National Register/Maryland Register
- ☐ Recorded by HABS/HAER
- ☐ Historic Structure Report or Research Report at MHT
- ☐ Other: _____

6. Classification

Category

☐ district
☒ building(s)
☐ structure
☐ site
☐ object

Ownership

☐ public
☐ private
☐ both

Current Function

☐ agriculture
☐ commerce/trade
☐ defense
☒ domestic
☐ education
☐ funerary
☐ government
☐ health care
☐ industry
☐ landscape
☐ recreation/culture
☐ religion
☐ social
☐ transportation
☐ work in progress
☐ unknown
☐ vacant/not in use
☐ other:

Resource Count

Contributing	Noncontributing
_____	_____ buildings
_____	_____ sites
_____	_____ structures
_____	_____ objects
_____	_____ Total

Number of Contributing Resources
previously listed in the Inventory

7. Description

Inventory No. AL-V-B-344

Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The residence located at 905 National Highway (ALT US 40), in LaVale, Allegany County, Maryland, is a two-story, *circa*-1915, frame Craftsman/Bungalow-style dwelling situated on the north side of the National Highway (ALT US 40). Popularized by the work of Charles Sumner Greene and Henry Mather Green, Craftsman architecture was influenced by the Arts and Crafts movement. More commonly seen in a vernacular form as a Bungalow, the Craftsman style appeared in popular pattern books of the day and spread rapidly throughout the United States. Although the Craftsman/Bungalow is a common resource type throughout the LaVale area, the residence located at 905 National Highway (ALT US 40) contains notable features of the Craftsman/Bungalow style. The dwelling lot is approximately 10,000.00 square feet. The building contains minor alterations and is in good condition.

Exterior Description

The dwelling faces south and is situated on the north side of the National Highway (ALT US 40). The original rectangular footprint remains intact, and the building is oriented on a north-south axis. The dwelling is clad in wood shingles and sits atop an elevated parged foundation. The dwelling features low-pitched, multiple roof planes covered with replacement asphalt shingles. The main block of the house features a two-story, front-gable roof with a one-story rear section. A one-story, gable-front porch at the southeastern corner of the dwelling shelters the main entry into the interior of the dwelling. An exterior concrete block chimney is situated on the east elevation, while an interior brick chimney is located on the one-story rear section.

The south (front) elevation consists of two bays in an irregular fenestration pattern. The first bay consists of a ribbon of three-over-one light, double-hung sash, wood windows encased in a simple wood surrounds. The group is flanked by paneled-wood shutters, and a shingle-clad flower box, supported by decorative brackets, rests under the window. The second bay consists of a single-leaf, pane-and-panel door with a glass storm door, which is the main entry into the dwelling. The westernmost bay of the second floor of the south elevation consists of a projecting bay, which contains a ribbon of three-over-one light, double-hung sash, wood windows encased in a simple wood surround. A shingle-clad flower box, supported by decorative brackets, rests under the window. The easternmost bay of the second floor consists of a three-over-one light, double-hung sash, wood window enclosed in a simple wood surround.

A one-story, one-bay, front-gable porch is located at the southeastern corner of the dwelling. The front-gable porch is supported by three wood shingle-clad posts joined by a shingle-clad enclosed balustrade. The porch rests on an elevated parged foundation, and six poured concrete steps lead from the yard to the porch deck.

The east elevation gives the appearance of a one-story dwelling due to the porch at the southern corner and the overhanging roof line. Three bays are located on this elevation, and all are located in the one-story rear section. Each bay consists of a single, three-over-one light, double-hung sash, wood window. Each window rests in a simple wood surround and is flanked by paneled wood shutters. The central bay is of a smaller size than the flanking two bays.

The north (rear) elevation of the building was inaccessible during the site visit.

The west elevation consists of three bays in a regular fenestration pattern. The two northernmost bays consist of paired, three-over-one light, double-hung sash, wood windows. The southernmost bay consists of a single, three-over-one light, double-hung sash, wood window. The lone second-story bay consists of a single set of paired, three-over-one light, double-hung sash, wood windows. All of the windows on this elevation rest in simple wood surrounds and are flanked by paneled wood shutters.

Immediately north of the dwelling is a one-story, side-gable garage. The structure is clad in wood shingles and features overhanging eaves and exposed rafters. The south elevation contains a three-light casement window in a simple wood surround flanked by paneled wood shutters. No other garage elevations were accessible during the site visit.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. AL-V-B-344

Name Residence at 905 National Highway
Continuation Sheet

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Interior Description

The interior of the residence at 905 National Highway (ALT US 40) was inaccessible during the site visit.

Surrounding Landscape

The residence at 905 National Highway (ALT US 40) sits approximately 20.00 yards north of the National Highway (ALT US 40). A poured concrete sidewalk leads from the road to the porch entry. The main entry is flanked by immature evergreens and other small shrubs. A split-rail fence is located along the west side of the small front yard, separating the southern yard from the poured concrete driveway that runs along the west elevation. A row of shrubs is located along the west side of the driveway and a small side yard is located beyond the shrubs. Early-twentieth-century residences flank the property to the east and west.

8. Significance

Inventory No. AL-V-B-344

Period	Areas of Significance	Check and justify below			
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy	
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government	
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion	
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science	
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history	
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime history	<input type="checkbox"/> transportation	
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other: _____	

Specific dates	Unknown	Architect/Builder	Unknown
Construction dates	Ca. 1915		

Evaluation for:

☒ National Register ☐ Maryland Register ☐ not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance projects, complete evaluation on a DOE Form – see manual.)

The stylistic details of the Craftsman/Bungalow dwelling suggest that the residence was erected prior to ca. 1930; however, a review of land transactions between 1908 and 1930 provides little evidence as to a specific date of construction, nor does it confirm the presence of a residence during this time. Furthermore, prior to June 1, 1944, the property known today as 905 National Highway (ALT US 40) and situated on part of Lot No. 2 of the W.B. Long Lots was associated with a larger property comprised of Lots No. 1 and 2 of the W.B. Long Lots. This larger lot includes 903 National Highway (ALT US 40), a *circa*-1910 American Foursquare residence.

By a deed dated September 28, 1903, Webster and Jessie Long conveyed two lots of land near Allegany Grove and along the north side of a "county road" - now known as National Highway (ALT US 40) - to Joseph S. Dempster.¹ Conveyed in consideration of \$900.00, the two lots of land were unseated. Unable to make his mortgage payments, the two unseated tracts of land were sold at public sale on December 5, 1908.² George D. Landwehr, being the highest bidder, submitted the winning bid of \$700.00.³ A deed bearing the date January 27, 1909, formally transferred the property to George D. Landwehr.⁴ He retained the property until June 6, 1912, when it was conveyed to Peter Bareis.⁵

Around the same time, Peter and Amelia Bareis were acquiring other lots fronting the National Highway. On May 11, 1914, they took out a mortgage, although it is unclear if the mortgage was to be used for the erection of a residence. The Bareis' defaulted on their mortgage in 1917 and consequently, their property, consisting of four tracts of land along the National Highway, was sold at public sale on July 25, 1917. The Cumberland Milling Company submitted the winning bid of \$12,000.00. Following ratification of the sale by the Allegany County Circuit Court, a deed bearing the date January 30, 1918, formally conveyed the tracts to the Cumberland Milling Company.⁶

The Cumberland Milling Company conveyed the tracts, including the two Dempster lots, known as Lots 1 and 2, to John and Anna Jenkins on November 22, 1920, in consideration of \$17,250.00.⁷ By a deed dated June 1, 1944, widow Anna M. Jenkins conveyed a portion of Lot No. 2 to Wellington B. and Ethel A. Lovenstein and Gerald W. and Wilda A. Grady.⁸ This lot was located immediately west of what is known today as 903 National Highway (ALT US 40) and likely included the residence known today as 905 National Highway (ALT US 40).

¹ Allegany County Land Record Liber 93, Folio 600.

² "Mortgagee's Sale of Valuable Lands Near Allegany Grove," *The Evening Times* [Cumberland, MD] 30 Nov. 1908:2.

³ Recited in Allegany County Land Record Liber 93, Folio 600.

⁴ Allegany County Land Record Liber 93, Folio 600.

⁵ Allegany County Land Record Liber 110, Folio 156.

⁶ Allegany County Land Record Liber 124, Folio 560.

⁷ Allegany County Land Record Liber 135, Folio 31.

⁸ Allegany County Land Record Liber 199, Folio 591.

Maryland Historical Trust Maryland Inventory of Historic Properties Form

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Name Residence at 905 National Highway (ALT US 40)
Continuation Sheet

Number 8 Page 1

The Lovensteins and Gradys owned the property for only a few years before conveying it to Henry Adam and Lillian Marie Dempsey on August 24, 1946.⁹ The Dempseys conveyed the dwelling to Harry W. McCunn, Jr., and his wife Mary A. by a deed dated August 31, 1961.¹⁰ The McCunns retain the title to the property today.

⁹ Allegany County Land Record Liber 210, Folio 676.

¹⁰ Allegany County Land Record Liber 338, Folio 504.

9. Major Bibliographical References

Inventory No. AL-V-B-344

Allegany County Clerk. Allegany County Land Records. On file at the Allegany County Clerks Office, Allegany County Courthouse, Cumberland, Maryland.

McAlester, Virginia and Lee. *A Field Guide to American Houses*. New York, NY: Alfred A. Knopf, 1994.

The Evening Times [Cumberland, MD] "Mortgagee's Sale of Valuable Lands Near Allegany Grove," 30 Nov. 1908.

10. Geographical Data

Acreage of surveyed property 10,000.00 square feet
Acreage of historical setting 10,000.00 square feet
Quadrangle name Cumberland

Quadrangle scale: 1:24,000

Verbal boundary description and justification

The National Register boundary for the Residence at 905 National Highway (ALT US 40) includes the existing tax parcel (021376). This boundary provides sufficient setting for the resource and encompasses all the historic features of the property that directly contribute to its period of significance (1915-1956) as is required by *Defining Boundaries for National Register Properties* (National Park Service 1997).

11. Form Prepared by

name/title	Catherine Dluzak, Barbara Frederick, Emma Young		
organization	A.D. Marble & Company	date	March 27, 2006
street & number	10989 Red Run Blvd., Suite 209	telephone	410-902-1421
city or town	Owings Mills	state	MD

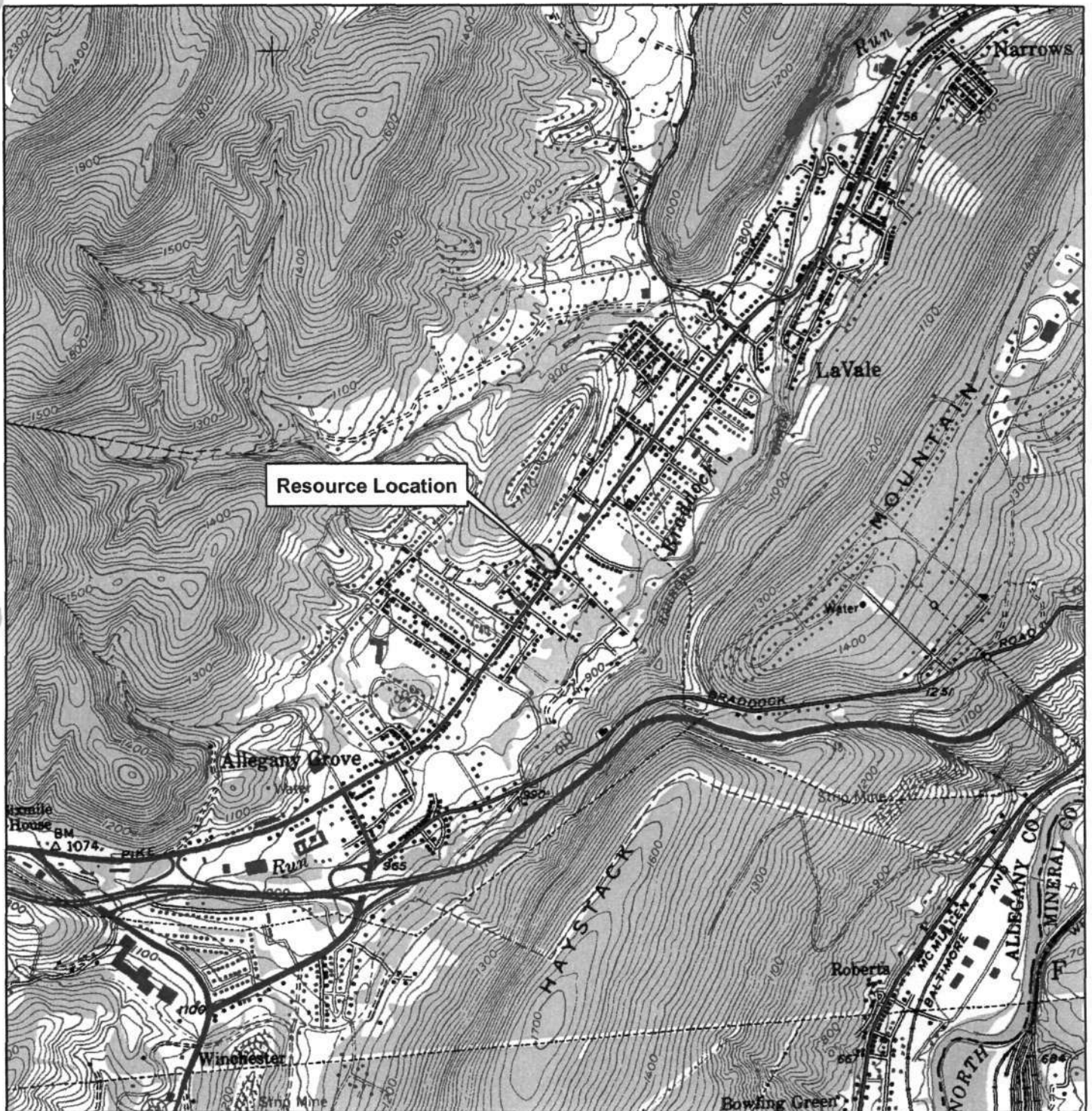
The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCD/DHCP
100 Community Place
Crownsville, MD 21032-2023
410-514-7600

Residence at 905 National Highway (ALT US 40) (AL-V-B-344)

ALT US 40 Streetscape Improvements
LaVale, Allegany County, Maryland



2,000 0 2,000 Feet

Sources: USGS 7.5' Topographic Quadrangle,
National Elevation Dataset, ESRI





AL-V-B-3A

Residence at 905 National Hwy (Alt US 40);
Allegany County, MD

B. Frederick

03.2006

MD SHPO

South & west elevations; view to NE

1/3



AL-V-B-344

Residence at 905 National Hwy (Alt US 40)
Allegany County, MD

B. Frederick

03.2006

MD SHPO

South & west elevations; view to NE (Residence at 903
National Hwy (Alt US 40) - AL-V-B-343 to east)

2/3



AL-V-B-344

Residence at 905 National Hwy (Alt US 40)

Allegany County, MD

B. Frederick

03.2006

MD SHPO

South i east elevations; view to NW

3/3